

CITY OF LONG BEACH

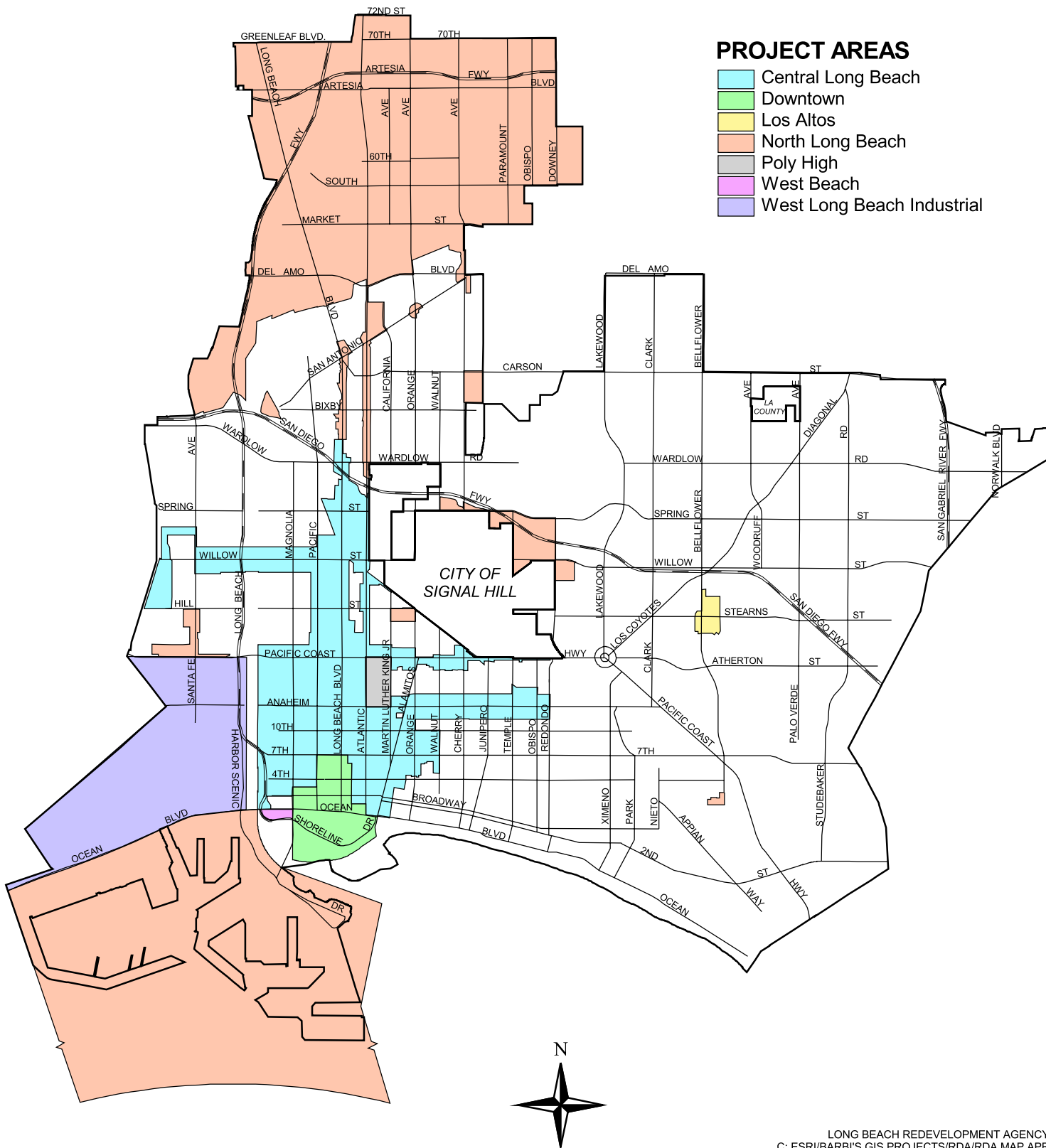
COMMERCIAL

REDEVELOPMENT AGENCY
TARGET DEVELOPMENT SITES
JULY 2005





CITY OF LONG BEACH REDEVELOPMENT AREAS



DISCLAIMER: The following targeted development sites have been identified as major sites that would enhance and build upon existing redevelopment projects in Long Beach. The City of Long Beach Redevelopment Agency (Agency) can assist development by facilitating assembly of these sites. The Agency does not own the sites, nor has it contacted property owners. These sites will be presented to the City Council for final approval before any owners are contacted.



CONTENTS

DOWNTOWN

- 1 EAST SIDE OF PACIFIC AVE BETWEEN 3RD ST AND 4TH ST
- 2 SOUTH SIDE OF 3RD ST BETWEEN PINE AVE AND ELM AVE (A.K.A. CITY HALL EAST)

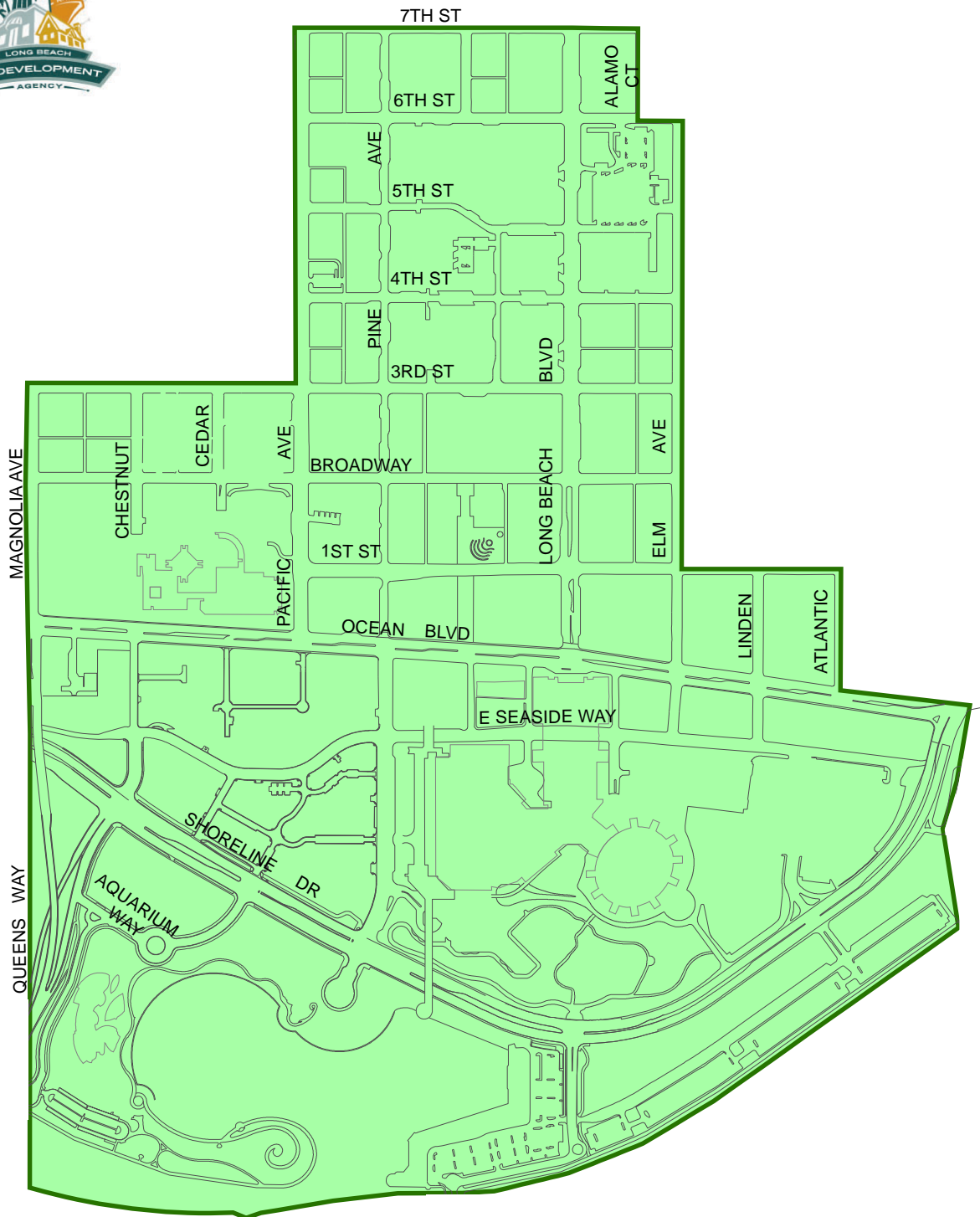
CENTRAL

- 3 NORTH SIDE OF 4TH ST BETWEEN CEDAR AVE AND PACIFIC AVE (A.K.A. DOWNTOWN TOP VALUE SUPERMARKET)
- 4 WEST SIDE OF PINE AVE BETWEEN 6TH ST AND 7TH ST
- 5 SOUTH SIDE OF 7TH ST BETWEEN ALMOND AVE AND NEBRASKA AVE
- 6 WEST SIDE OF LONG BEACH BLVD BETWEEN 9TH ST AND ANAHEIM ST (A.K.A. AMERICAN MARKET PLACE)
- 7 NORTH SIDE OF ANAHEIM BETWEEN PACIFIC AVE AND PINE AVE
- 8 EAST SIDE OF PINE AVE BETWEEN 15TH ST AND 16TH ST
- 9 EAST SIDE OF LONG BEACH BLVD BETWEEN 15TH AND 16TH ST
- 10 SOUTH SIDE OF BROADWAY BETWEEN ATLANTIC AVE AND LIME AVE (A.K.A. VONS BLOCK)
- 11 SOUTH SIDE OF ANAHEIM ST BETWEEN ATLANTIC AVE AND LIME
- 12 SOUTH SIDE OF PACIFIC COAST HIGHWAY BETWEEN CERRITOS AND ORANGE
- 13 EAST SIDE OF LONG BEACH BLVD BETWEEN 20TH AND 21ST ST
- 14 EAST SIDE OF SANTA FE AVE BETWEEN 25TH ST AND WILLOW AVE

NORTH

- 15 NORTH SIDE OF CARSON BETWEEN VIA ORO AVE AND VIA CALDE
- 16 NORTH SIDE OF SOUTH ST BETWEEN LINDEN AVE AND ATLANTIC AVE (A.K.A. NORTH VILLAGE AT ATLANTIC)
- 17 WEST SIDE OF ATLANTIC AVE BETWEEN 61ST AND HARDING
- 18 EAST SIDE OF ATLANTIC AVE BETWEEN E ARTESIA BLVD AND CHARITY

DOWNTOWN REDEVELOPMENT PROJECT AREA MAP



Date of Adoption : 7/17/75
Size : 421 Acres



TECHNOLOGY SERVICES/GIS/CMU/ER
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CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: East Side of Pacific Ave
Between 3rd and 4th

Property Address: 328-338 Pacific Ave,
117-131 W 3rd St,
301-325 Pine Ave

APN: 7280-016-006, 008, 010, 011, 012,
013, 014, 015, 016, 017,
7280-016-900, 901

Project Area: Downtown

Council District: 1 - Bonnie Lowenthal

Site Size: 1.69 Acres (73,615 SQFT)

General Plan: Mixed Uses

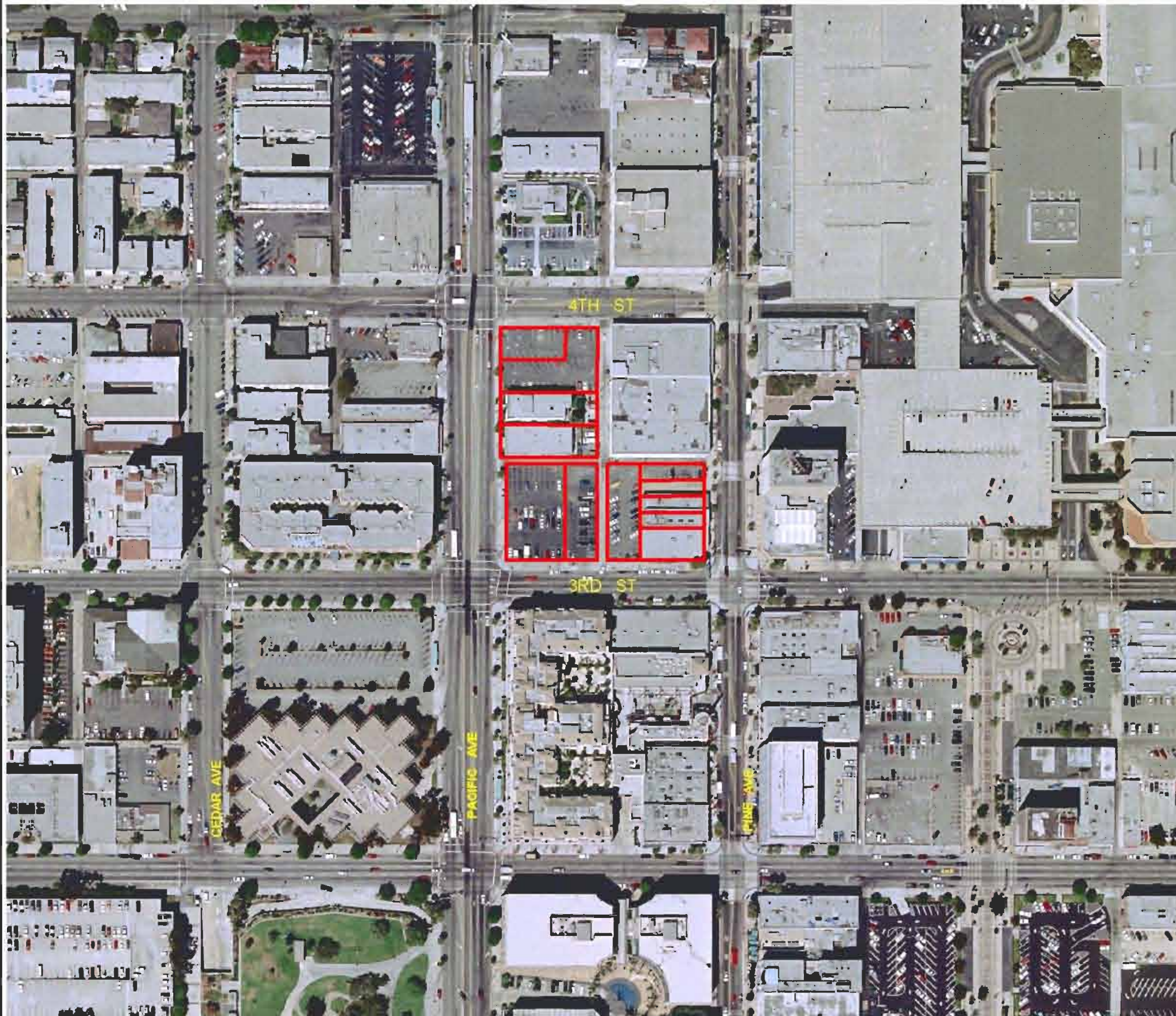
Zoning: PD - 30

Current Land Use: Multi-family Housing, Commercial

Adjacent Land Use: Multi-family Housing, Commercial

Enterprise Zone: Yes

CDBG: No



200 0 200 400 600 Feet



CITY OF LONG BEACH
Redevelopment Agency
Target Development Site

Location: South Side of 3rd St Between
Pine Ave and Elm Ave

Property Address: 320-352 E 3rd St, 239-291 Elm Ave,
107-242 Long Beach Blvd,
225-243 E 1st St

APN: 7281-017-001, 002, 003, 004, 005,
006, 007, 008, 009, 010, 011, 015,
016, 900, 901,
7281-018-012, 013, 014, 021, 023,
024, 025, 026, 903, 905, 906, 912

Project Area: Downtown

Council District: 2 - Dan Baker

Site Size: 6.0992 Acres (265,683 SQFT)

General Plan: Mixed Uses

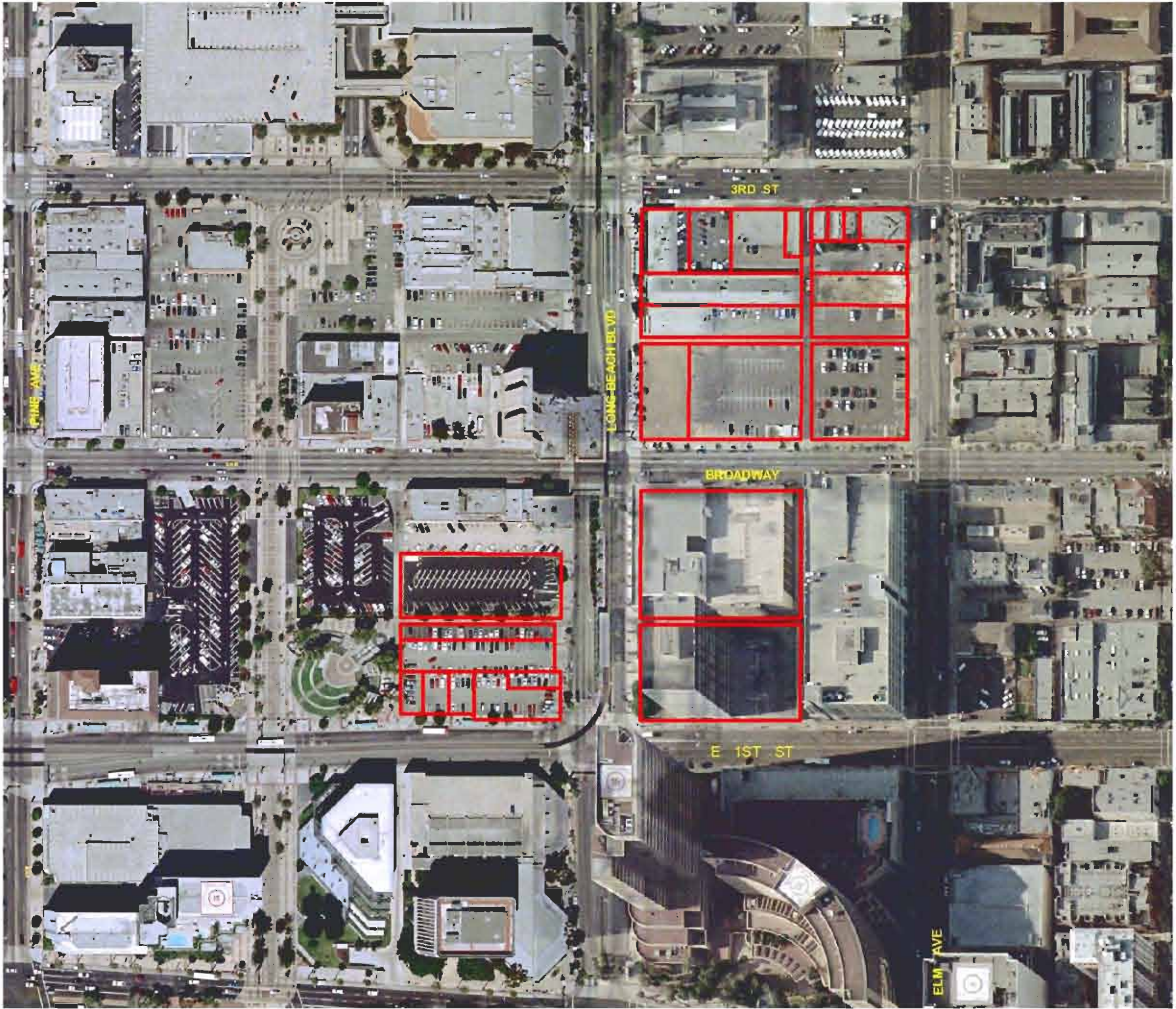
Zoning: PD - 30

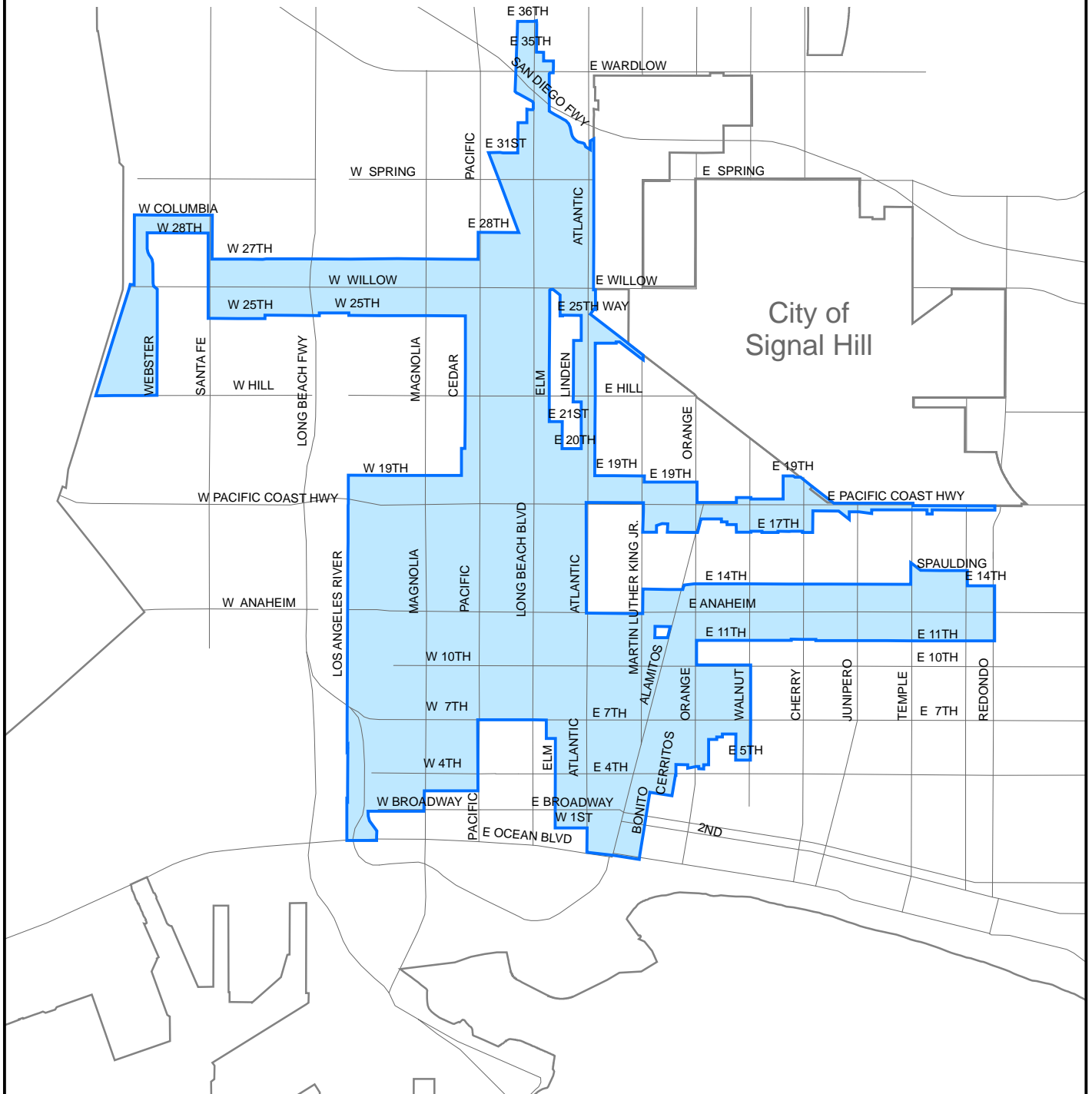
Current Land Use: Mixed Office, Commercial,
Paid Parking Lots

Adjacent Land Use: Mixed Office, Commercial

Enterprise Zone: Yes

CDBG: Yes





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TECHNOLOGY SERVICES/GIS/CMU/ER
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CITY OF LONG BEACH
Redevelopment Agency
Target Development Site

Location: North Side of 4th St Between
Cedar Ave and Pacific Ave
(a.k.a. Top Value Supermarket
block)

Property Address: 233-239 W 4th St,
420-458 Cedar Ave,
421-453 Pacific Ave,
226-234 W 5th St

APN: 7280-010-012, 013, 014, 015,
7280-010-001, 002, 003, 005,
044, 045, 046, 047, 048, 500

Project Area: Central

Council District: 1 - Bonnie Lowenthal

Site Size: 2.3854 Acres (103,910 SQFT)

General Plan: Mixed Uses

Zoning: PD - 30

Current Land Use: Multi-family housing, Commercial

Adjacent Land Use: Multi- and Single Family Housing,
Commercial

Enterprise Zone: Yes

CDBG: No



CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: West Side of Pine Ave Between
6th St and 7th St

Property Address: 641-655 Pine Ave, 114 W 7th St

APN: 7273-024-001, 004, 005

Project Area: Central

Council District: 1 - Bonnie Lowenthal

Site Size: 0.43 Acres (18,747 SQFT)

General Plan: Mixed Uses

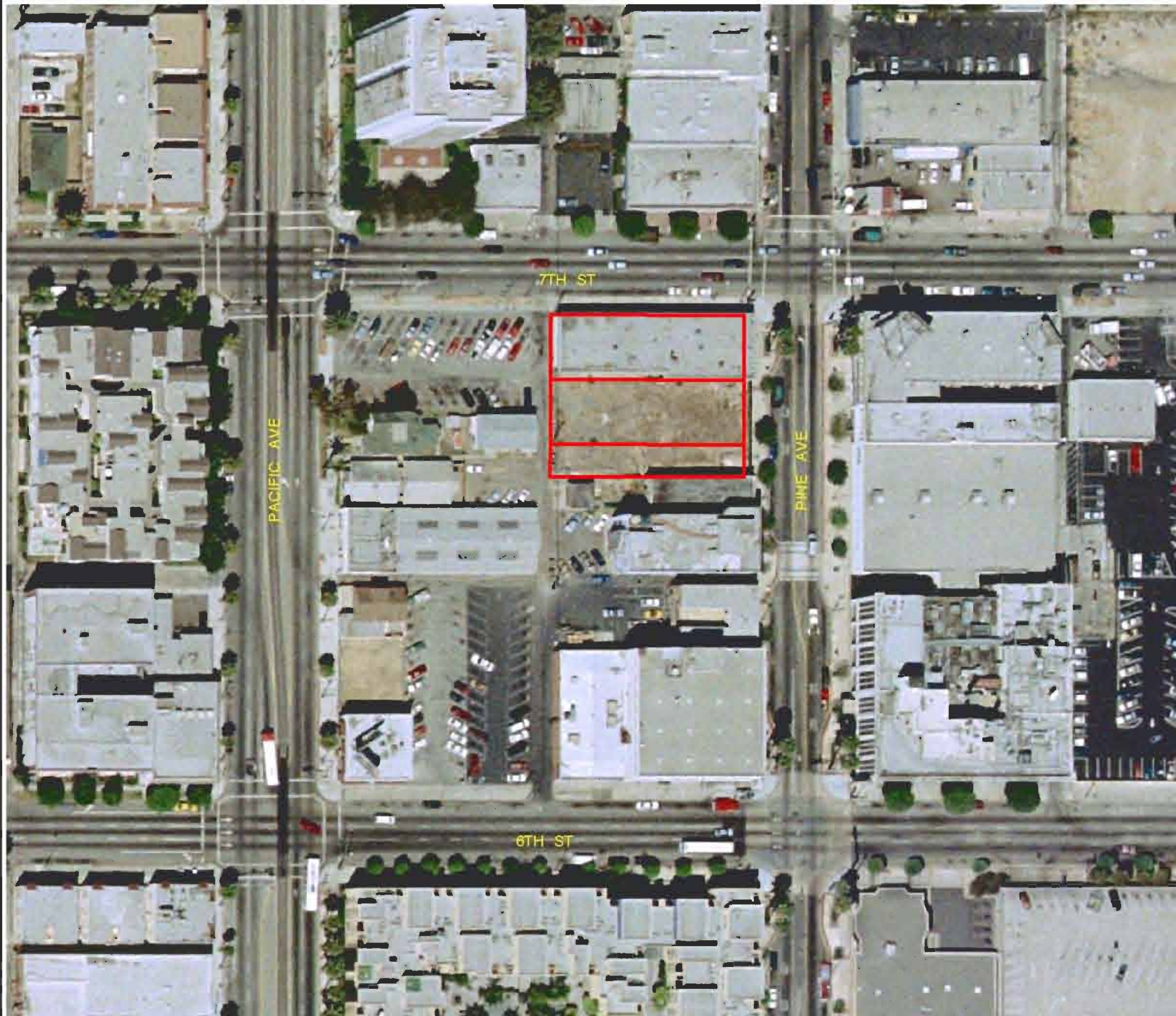
Zoning: PD - 30

Current Land Use: Vacant, Commercial

Adjacent Land Use: Commercial, Multi Family Residential

Enterprise Zone: Yes

CDBG: No



100 0 100 200 300 Feet

CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: South Side of 7th St Between
Almond Ave and Nebraska Ave

Property Address: 1336-1340 E 7th St, 600-634
Almond Ave

APN: 7266-012-008, 030, 036, 037, 038,
039

Project Area: Central

Council District: 2 - Dan Baker

Site Size: .385 Acres (16,798 SQFT)

General Plan: High Density Residential (008, 030,
037), Townhomes (036, 038, 039)

Zoning: CNR (008), CCA (030, 037),
R-3-T (036, 038, 039)

Current Land Use: Commercial, Mutli Family Housing

Adjacent Land Use: Multi Family, Commercial

Enterprise Zone: Yes

CDBG: Yes



0 90 180 270 360 450 540 630 Feet

CITY OF LONG BEACH
Redevelopment Agency
Target Development Site

Location: West Side of Long Beach Blvd Between 9th St and Anaheim (a.k.a. American Market Place)

Property Address: 206-242 Anaheim St,
920-1232 Locust Ave,
909-1261 Long Beach Blvd,
153-240 E 12th St,
209-237 E 9th St,
218-241 E 10th St

APN: 7273-003-001, 02, 03, 04, 05, 06, 07,
08, 09, 010, 011, 012, 013, 014, 017,
020, 023, 024, 025, 026
7273-007-001, 02, 03, 04, 05, 06, 07,
08, 09, 010, 011, 012, 013, 014, 020,
023, 024, 030, 034, 035, 036, 038,
039, 040, 041, 042, 900, 901, 902

Project Area: Central

Council District: 1 - Bonnie Lowenthal

Site Size: 15 5115 Acres (675,680 SQFT)

General Plan: Mixed Uses, Urban High Density
Residential (7273-003-001, 006,
007, 010, 011
7273-007-001, 002, 003, 004,
005, 030, 034, 035, 036, 037,
038, 041, 042, 900, 901, 902,
7273-012-003, 031, 035

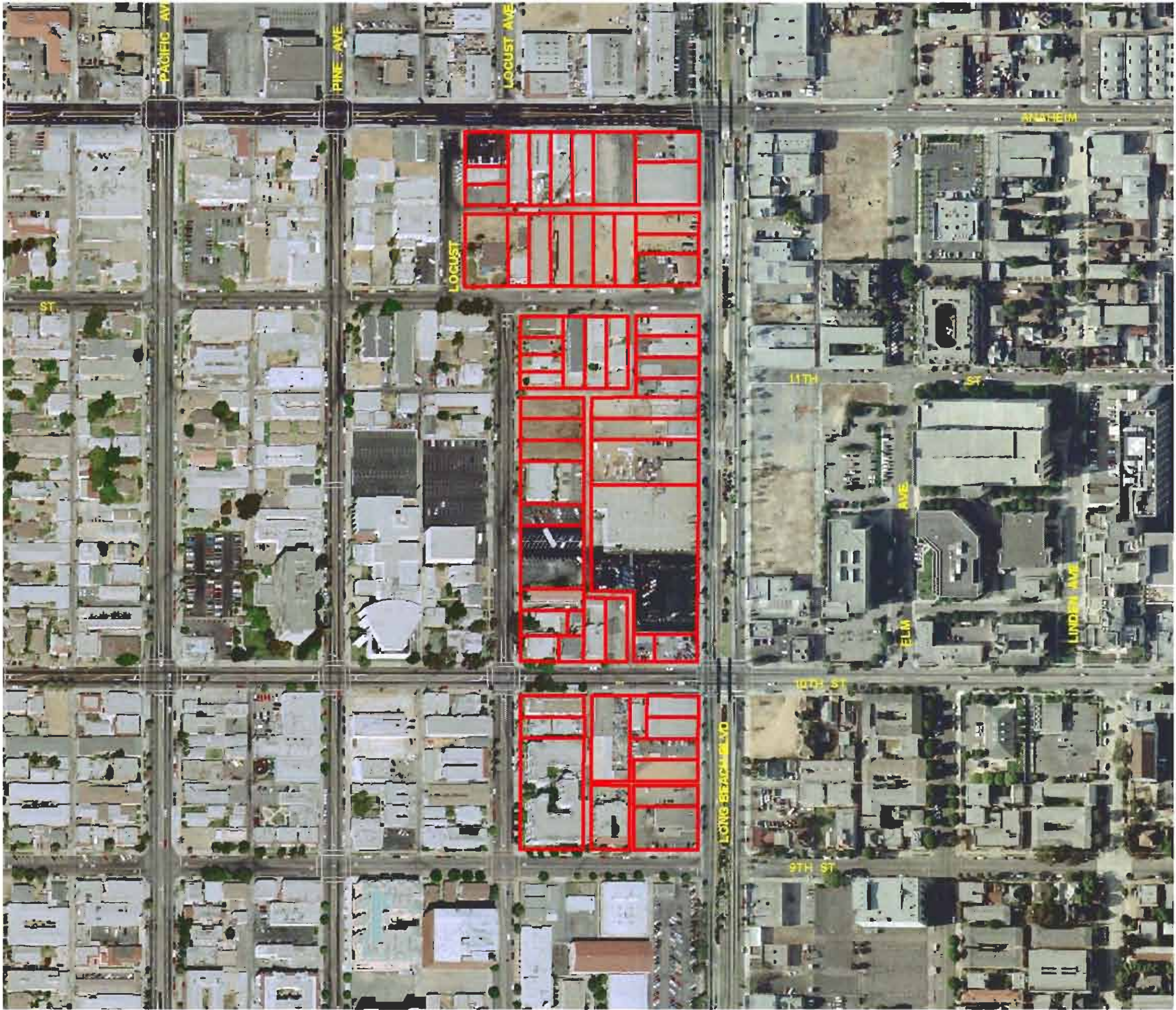
Zoning: PD-29, R-4-N (7273-007-030, 034,
035, 036, 037, 038, 041, 042, 900,
901, 902, & 7273-012-003, 031, 035

Current Land Use: Commercial, Residential

Adjacent Land Use: Commercial, Residential

Enterprise Zone: Yes

CDBG: Yes



0 100 200 300 400 500 Feet

CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: North Side of Anaheim Between
Pacific Ave and Pine Ave

Property Address: 1320 Pacific,
133-137 W. Anaheim,
1313-1351 Pine Ave,
112-116 14th St

APN: 7269-005-001, 002, 004, 009, 010,
011, 014, 015, 016, 017

Project Area: Central

Council District: 1 - Bonnie Lowenthal

Site Size: 1.886 Acres (82,160 SQFT)

General Plan: Shopping Nodes (009, 010, 011,
016), Mixed Office, Residential Strip
(001, 002, 004, 014, 015),
Traditional Retail Strip (017)

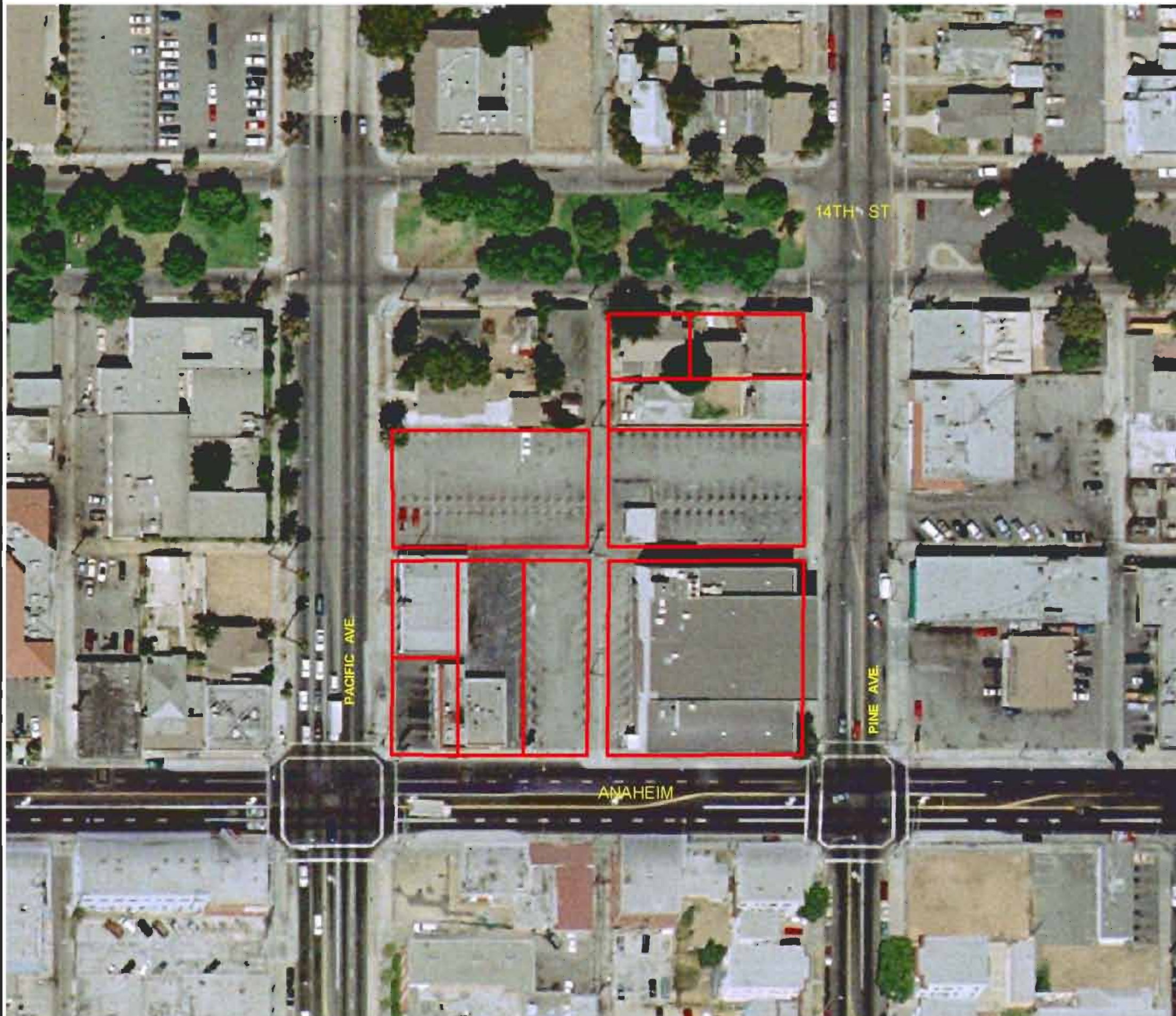
Zoning: CCA (009, 010, 011, 016, 017),
CCR (001, 002, 004, 014),
R-4-R (015)

Current Land Use: Commercial, Residential, Vacant

Adjacent Land Use: Commercial, Residential

Enterprise Zone: Yes

CDBG: Yes



100 0 100 200 200 Feet



CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: East Side of Pine Ave Between
15th St and 16th St

Property Address: 1500 Pine Ave

APN: 7269-012-026

Project Area: Central

Council District: 1 - Bonnie Lowenthal

Site Size: 0.6887 Acres (30,000 SQFT)

General Plan: Moderate Density Residential

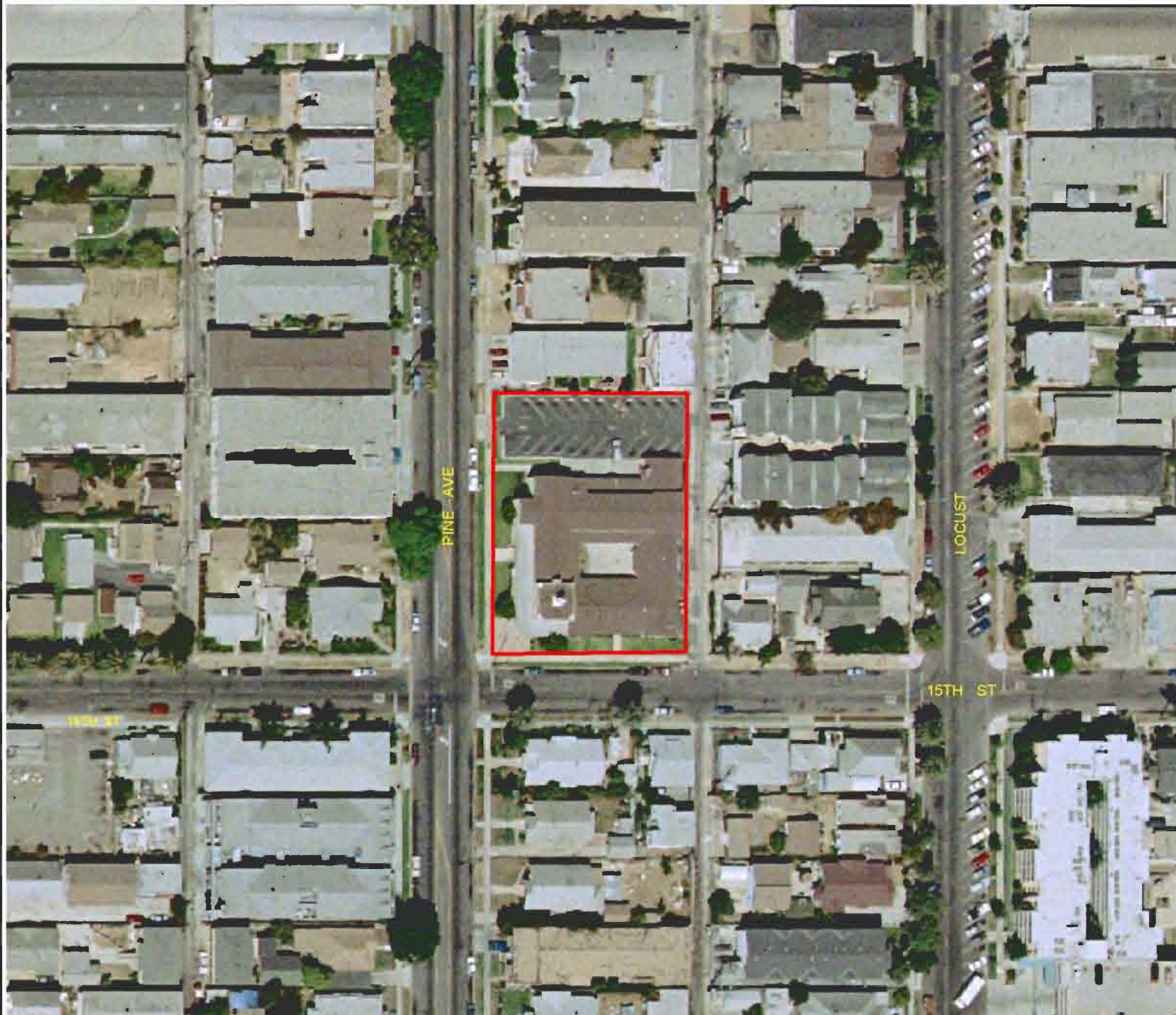
Zoning: R-4-R

Current Land Use: Vacant

Adjacent Land Use: Single and Multi Family Residential

Enterprise Zone: Yes

CDBG: Yes



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CITY OF LONG BEACH
Redevelopment Agency
Target Development Site

Location: East Side of Long Beach Blvd
Between 15th St and 16th St

Property Address: 312 E 16th St,
1558-1580 Long Beach Blvd

APN: 7269-023-018, 019, 021

Project Area: Central

Council District: 1 - Bonnie Lowenthal

Site Size: .8263 Acres (35,994 SQFT)

General Plan: Mixed Uses

Zoning: PD - 29

Current Land Use: Vacant

Adjacent Land Use: Multi and Single Family
Residential, Commercial

Enterprise Zone: Yes

CDBG: Yes



CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: South Side of Broadway Between
Atlantic Ave and Lime Ave
(a.k.a. Vons block)

Property Address: 600 E Broadway, 633 E 1st St

APN: 7281-021-019, 021

Project Area: Central

Council District: 2 - Dan Baker

Site Size: 1.9673 Acres (85,696 SQFT)

General Plan: Mixed Uses

Zoning: PD - 30

Current Land Use: Retail, Multi-Family Housing

Adjacent Land Use: Commercial, Housing

Enterprise Zone: Yes

CDBG: Yes



200 0 200 400 600 Feet



CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: South Side of Anaheim St Between
Atlantic Ave and Lime

Property Address: 602-638 E Anaheim,
1225-1235 Lime

APN: 7274-002-001, 002, 004, 006, 031

Project Area: Central

Council District: 6 - Laura Richardson

Site Size: .8608 Acres (37,497 SQFT)

General Plan: Shopping Nodes

Zoning: CHW (001, 002, 004), R-4-R (006),
CCA (031)

Current Land Use: Vacant, Commercial, Residential

Adjacent Land Use: Commercial

Enterprise Zone: Yes

CDBG: Yes



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CITY OF LONG BEACH
Redevelopment Agency
Target Development Site

Location: South Side of Pacific Coast Highway
Between Cerritos and Orange

Property Address: 1710-1784 Cerritos,
1166-1190 Pacific Coast Highway,
1711-1771 Orange Ave,
1220-1222 E Esther St,
1700-1726 Alamitos Ave,
1155-1205 E 17th St

APN: 7268-027-001, 002, 005, 007, 008,
009, 010, 011, 012, 013, 014, 015,
016, 017, 018, 019, 020, 021, 022,
023, 024, 025, 026, 027, 035,
7268-030-001, 013, 014, 015

Project Area: Central

Council District: 6 - Laura Richardson

Site Size: 3.9972 Acres (174,117 SQFT)

General Plan: High Density Residential,
Traditional Retail Strip (035, 001-
023, west side of block only)

Zoning: R-3-4, CHW (035, 001, 002), R-3-S
(005-023, west side of block only)

Current Land Use: Commercial, Residential

Adjacent Land Use: Commercial, Multi Family
Residential

Enterprise Zone: Yes

CDBG: Yes



CITY OF LONG BEACH
Redevelopment Agency
Target Development Site

Location: East Side of Long Beach Blvd
Between 20th and 21st St
Property Address: 2070-2090 Long Beach Blvd
324-326 E 21st St

APN: 7209-011-002, 004, 020

Project Area: Central

Council District: 6 - Laura Richardson

Site Size: 0.7230 Acres (31,495 SQFT)

General Plan: Mixed Uses

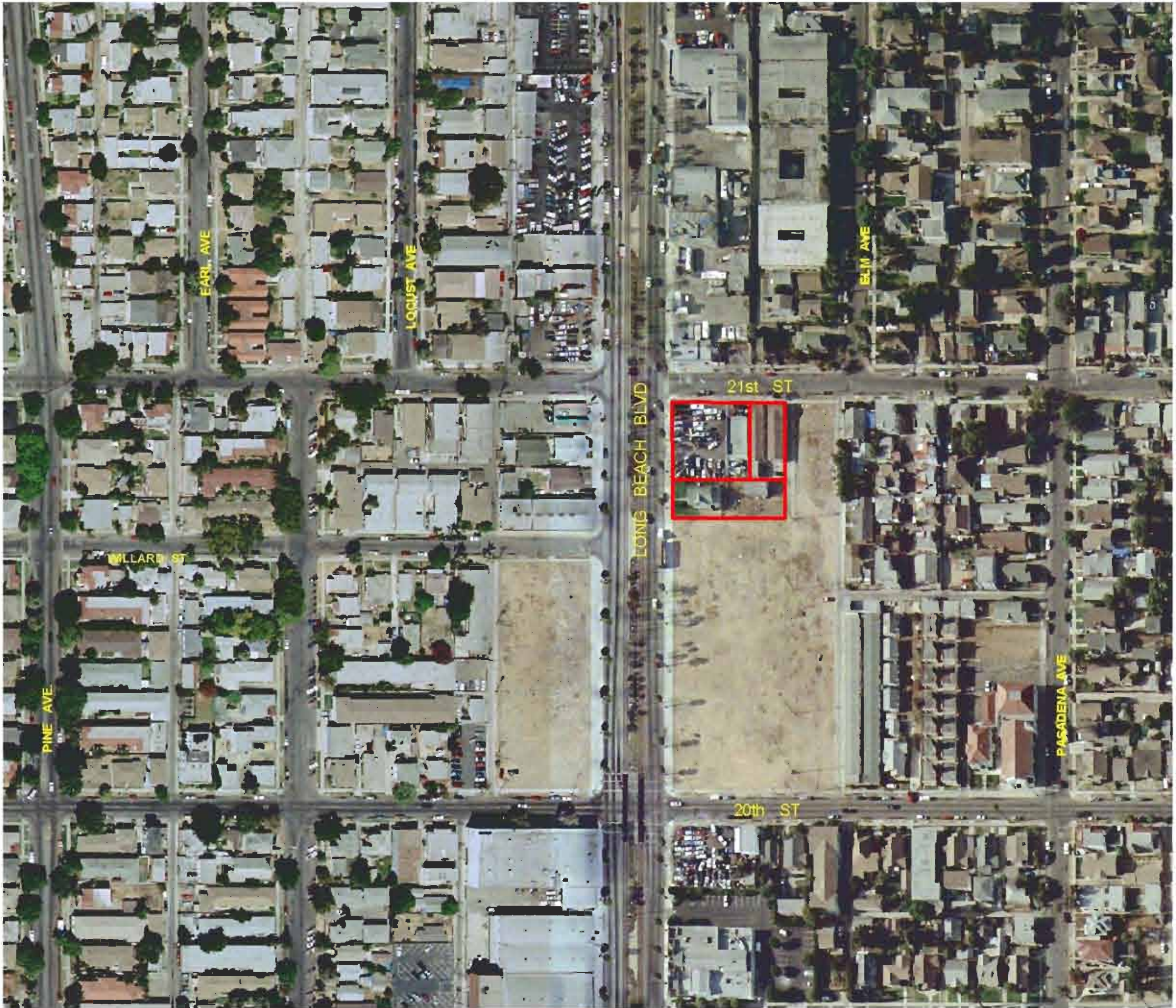
Zoning: PD - 29

Current Land Use: Commercial, Single and
Multi-Family Housing

Adjacent Land Use: Commercial, Multi Family
Housing

Enterprise Zone: Yes

CDBG: Yes



200 0 200 400 600 Feet

CITY OF LONG BEACH
Redevelopment Agency
Target Development Site

Location: East Side of Santa Fe Ave Between
25th St and Willow Ave

Property Address: 2530-2571 Santa Fe Ave

APN: 7401-001-002, 003, 004, 005, 022

Project Area: Central

Council District: 7 - Tonia Reyes Uranga

Site Size: 2.76 Acres (120,000 SQFT)

General Plan: Single Family (022),
Townhomes (002, 003, 004, 005)

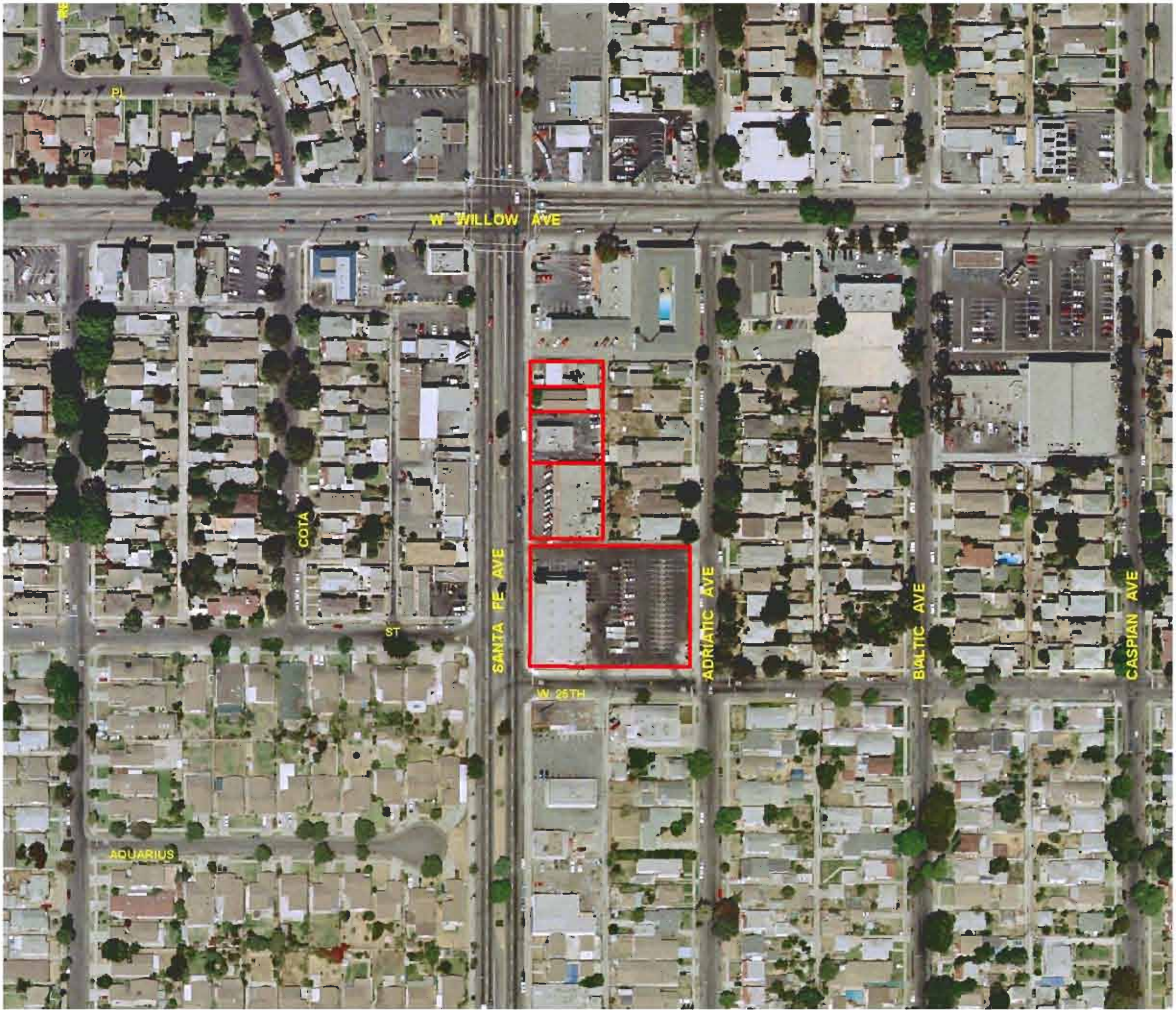
Zoning: R-3-T (022), CCA (002, 003, 004,
005)

Current Land Use: Commercial

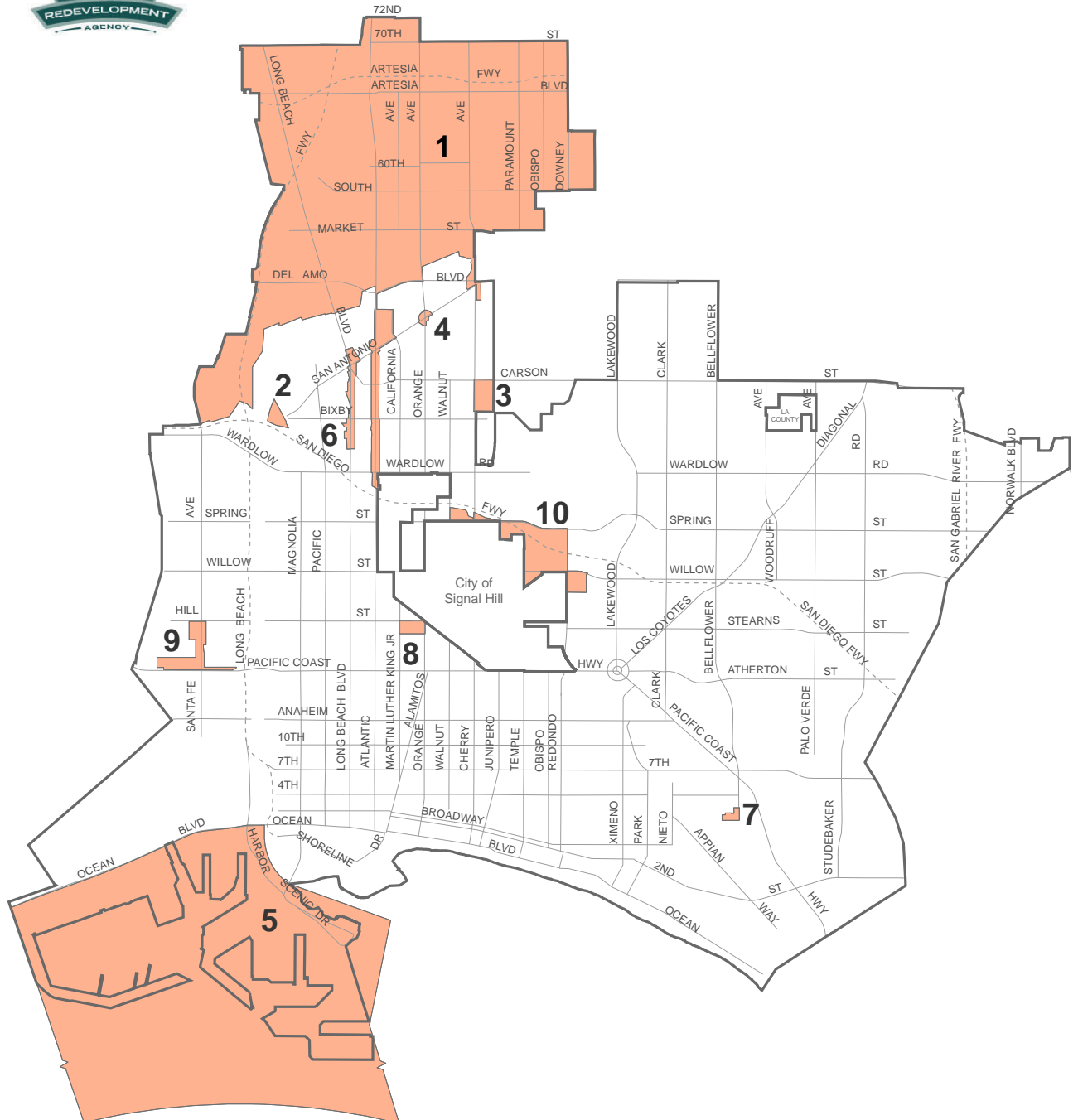
Adjacent Land Use: Commercial, Single Family
Residential

Enterprise Zone: No

CDBG: No



NORTH LONG BEACH REDEVELOPMENT PROJECT AREA



Date of Adoption: 7/16/95
 Size: 12,507 Acres
 Source: NLB Redevelopment Plan



TECHNOLOGY SERVICES/GIS/CMU/ER
 NORTHLB_REDEV05.MXD/PDF 1/25/05

CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: North Side of Carson Between
Via Oro Ave and Via Alcalde Ave
(a.k.a. Tony Z's)

Property Address: 3970-3990 Via Oro,
4900-4920 Via Alcalde

APN: 7310-015-018, 019, 020,
021, 022, 033

Project Area: North

Council District: 8 - Rae Gabelich

Site Size: 24.78 Acres (1,079,417 SQFT)

General Plan: General Industry

Zoning: PD - 26

Current Land Use: Vacant Industrial

Adjacent Land Use: Industrial

Enterprise Zone: Yes

CDBG: No



0 600 1200 1800 Feet



CITY OF LONG BEACH
Redevelopment Agency
Target Development Site



Location: North Side of South St Between
Linden Ave and Atlantic Ave
(a.k.a. North Village at Atlantic)

Property Address: 5822-5892 Linden Ave,
501-509 South St,
5801-5893 Atlantic Ave,

APN: 7125-033-001, 002, 003, 004, 005,
006, 007, 008, 009, 010, 011, 012,
013, 016, 017, 018, 019, 020, 021,
022, 023, 024, 025, 030,

Project Area: North

Council District: 9 - Val Lerch

Site Size: 3.1938 Acres (139,120 SQFT)

General Plan: Traditional Retail Strip/Commercial,
Townhomes (7125-033-001 through
012),

Zoning: R-3-T (7125-033-001 through 012)
CCA (7125-033-013),
CNA 7125-033-016 through 025
& 030)

Current Land Use: Commercial, Single Family
Residential

Adjacent Land Use: Commercial, Single Family
Residential

Enterprise Zone: No

CDBG: Yes



CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: West Side of Atlantic Ave
Between 61st and Harding

Property Address: 6101-6141 Atlantic Ave

APN: 7125-036-001

Project Area: North

Council District: 9 - Val Lerch

Site Size: .14 Acres (6,098 SQFT)

General Plan: Traditional Retail Strip,
Commercial

Zoning: CNA

Current Land Use: Hotel, Commercial

Adjacent Land Use: Commercial, Residential

Enterprise Zone: No

CDBG: No



100 0 100 200 300 Feet

CITY OF LONG BEACH Redevelopment Agency Target Development Site

Location: East Side of Atlantic Ave Between
E Artesia Blvd and Charity

Property Address: 6600-6630 Atlantic Ave.,
609-695 Artesia

APN: 7115-003-035, 036, 037, 038,
039, 040, 042

Project Area: North

Council District: 9 - Val Lerch

Site Size: 1.5719 Acres (68,471 SQFT)

General Plan: Shopping Nodes

Zoning: CCA

Current Land Use: Retail Outlet

Adjacent Land Use: Commercial, Housing

Enterprise Zone: Yes

CDBG: No



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